

156.0

0003

0006.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
852,800 / 852,800
852,800 / 852,800
852,800 / 852,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
181		CEDAR AVE, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: WHELAN WILLIAM H--ETAL	
Owner 2: ROSS SHIRLEY	
Owner 3:	
Street 1: 181 CEDAR AVE	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02476	Own Occ: Y

PREVIOUS OWNER	
Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION	
This parcel contains .193 Sq. Ft. of land mainly classified as One Family with a Bungalow Building built about 1911, having primarily Vinyl Exterior and 2826 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 2 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No

PROPERTY FACTORS	
Item	Code
Z	R1
o	SINGLE FA
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	

BUILDING PERMITS	
Date	Number

ACTIVITY INFORMATION	
Date	Result
1/20/2018	MEAS&NOTICE
3/16/2009	Inspected
1/9/2009	Measured
11/24/1999	Meas/Inspect
1/1/1982	PS

SALES INFORMATION	
Grantor	Legal Ref

TAX DISTRICT	
Date	Type

PAT ACCT.	
Notes	

Sign:	VERIFICATION OF VISIT NOT DATA
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Grantor	Legal Ref

TAX DISTRICT	
Date	Type

PAT ACCT.	
Notes	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	8405.000	309,200	5,900	537,700	852,800		103827
							GIS Ref
							GIS Ref
							Insp Date
							01/20/18

Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	103827
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/30/21	14:10:59
LAST REV	
Date	Time
02/20/18	08:03:33
ekelly	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Total AC/Ha: 0.19295	Total SF/SM: 8405	Parcel LUC: 101	One Family	Prime NB Desc	Brackett	Total: 537,718	Spl Credit	Total: 537,700
Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.								

EXTERIOR INFORMATION						BATH FEATURES			COMMENTS			SKETCH						
Type:	2 - Bungalow		Full Bath:	2	Rating:	Average												
Sty Ht:	1H - 1 & 1/2 Sty		A Bath:		Rating:													
(Liv) Units:	1	Total: 1	3/4 Bath:	1	Rating:	Average												
Foundation:	3 - BrickorStone		A 3QBth:		Rating:													
Frame:	1 - Wood		1/2 Bath:		Rating:													
Prime Wall:	4 - Vinyl		A HBth:		Rating:													
Sec Wall:		%	OthrFix:		Rating:													
Roof Struct:	2 - Hip		OTHER FEATURES															
Roof Cover:	1 - Asphalt Shgl		Kits:	1	Rating:	Good												
Color:	BLUE		A Kits:		Rating:													
View / Desir:			Fpl:	2	Rating:	Average												
GENERAL INFORMATION						WSFlue:		Rating:										
Grade:	C - Average		CONDOS INFORMATION															
Year Blt:	1911	Eff Yr Blt:	Location:															
Alt LUC:		Alt %:	Total Units:															
Jurisdct:		Fact: .	Floor:															
Const Mod:			% Own:															
Lump Sum Adj:			Name:															
INTERIOR INFORMATION						DEPRECIATION												
Avg Ht/FL:	STD		Phys Cond:	AG - Avg-Good	26.	%	Exterior:	No Unit	RMS	BRS	FL							
Prim Int Wal	2 - Plaster		Functional:			%	Interior:	1	7	2								
Sec Int Wall:		%	Economic:			%	Additions:											
Partition:	T - Typical		Special:			%	Kitchen:											
Prim Floors:	3 - Hardwood		Override:			%	Baths:											
Sec Floors:	4 - Carpet	25 %	Total:	26.4	%		Plumbing:											
Bsmnt Flr:	12 - Concrete		CALC SUMMARY				Electric:											
Subfloor:			Basic \$ / SQ:	100.00			Heating:											
Bsmnt Gar:			Size Adj.:	1.14952421			General:											
Electric:	3 - Typical		Const Adj.:	0.99732524			Totals	1	7	2								
Insulation:	2 - Typical		Adj \$ / SQ:	114.645														
Int vs Ext:	S		Other Features:	108500														
Heat Fuel:	2 - Gas		Grade Factor:	1.00														
Heat Type:	5 - Steam		NBHD Inf:	1.00000000														
# Heat Sys:	1		NBHD Mod:															
% Heated:	100	% AC:	LUC Factor:	1.00														
Solar HW:	NO	Central Vac:	Adj Total:	420160														
% Com Wal		% Sprinkled	Depreciation:	110922														
			Depreciated Total:	309238														
MOBILE HOME						WtAv\$/SQ:	AvRate:	Ind.Val										
Make:						Juris. Factor:		Before Depr:	114.64									
Model:						Special Features:	0	Val/Su Net:	81.73									
Serial #:						Final Total:	309200	Val/Su SzAd	147.10									
Year:																		
Color:																		
SPEC FEATURES/YARD ITEMS																		
PARCEL ID 156.0-0003-0006.0																		
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	
3	Garage	D	Y	1	22X22	A	AV	1920	20.17	T	40	101			5,900		5,900	
More: N						Total Yard Items:			5,900	Total Special Features:						Total:	5,900	
RESIDENTIAL GRID																		
REMODELING																		
RES BREAKDOWN																		
SUB AREA																		
SUB AREA DETAIL																		
IMAGE																		
AssessPro Patriot Properties, Inc																		